TOWN OF REDDING

Notice to Bidders

Posted July 26, 2021

Project Title: Bay Window Replacement – Redding Town Hall

Project Description: Replace bay window and roof over window in Town Hall meeting room located at 100 Hill Rd, Redding according to attached drawings.

The Town of Redding is requesting sealed bids from contractors for the above named project. The bid entails providing a total bid for the project as detailed in the bid documents. This is not a prevailing wage project. Sealed bids will be received at the Finance Dept located at Town Hall, 100 Hill Road, Redding, CT, until 2 PM on August 26, 2021 and will be publicly opened and read at that time.

The bid documents may be downloaded from the Town of Redding website: www.townofreddingct.org, under Bids and RFP’s or from the Finance Dept at the Town Hall.

A non-mandatory pre-bid meeting will be held on August 2nd, 2021 @ 10 AM at the Redding Town Hall at 100 Hill Road to answer any questions.

The contract will initially be conditionally awarded based on the lowest bid submitted, pending review. The Town of Redding reserves the right to accept and/or reject any or all bids, and to waive any formalities in bidding if deemed in the best interests of the Town of Redding. Bids will not be accepted from anyone owing taxes to, or currently involved in a legal dispute with the Town of Redding.

The Owner, the Town of Redding, has designated Shaun Donnelly to serve as the owner’s representative for the bidding process. Therefore, any request for information, interpretations, or clarifications, of the bid documents by a potential Bidder must be directed to:

Town of Redding  
Attn: Shaun Donnelly  
10 Lonetown Rd  
Redding, CT 06896

Phone # (203) 938-2558  
Email: sdonnelly@townofreddingct.org

AN AFFIRMATIVE ACTION/EQUAL OPPORTUNITY EMPLOYER  
MBE/WBE AND SBE’s are encouraged to bid
Bay Window Replacement
Redding Town Hall
Redding Town hall, Redding, CT 06896

GENERAL NOTES:
1. THE INTENT OF THE DOCUMENTS IS TO SHOW NEW CONSTRUCTION ONLY. PROVIDE ALL REQUIRED DEMOLITION AND REMOVE ONLY THOSE EXISTING ITEMS REQUIRED TO ACCOMPLISH THE NEW CONSTRUCTION AS SHOWN. RETAIN OR RELOCATE THOSE ITEMS NOT SHOWN TO BE REMOVED OR WHERE CALLED TO BE RELOCATED.
2. EXISTING DRAWINGS ARE TO AID IN THE UNDERSTANDING OF THE NEW WORK AND SHALL NOT BE DEEMED TO SHOW ALL EXISTING CONDITIONS AND SHALL NOT SUBSTITUTE FOR FIELD VISITS.
3. VERIFY ALL FIELD CONDITIONS PRIOR TO EXECUTION OF THE WORK AND NOTIFY THE ARCHITECT OF DISCREPANCIES OR UNSATISFACTORY WORK.
4. PROVIDE ALL TEMPORARY BRACING, SHORING, FORMS, ETC. PROVIDE ALL REQUIRED TEMPORARY ENCLOSURES TO PROTECT THE NEW AND EXISTING CONSTRUCTION MATERIALS AND EQUIPMENT FROM THE WEATHER AND TO PROTECT THE UNALTERED AREA FROM THE DUST AND DEBRIS OF CONSTRUCTION.
5. THE CONTRACTOR SHALL REPAIR, AT HIS OWN EXPENSE, ANY DAMAGE OCCURING FROM THE NEW WORK DUE TO EXPOSURE TO WEATHER OR HIS MANNER OR METHODS OF CONSTRUCTION.
6. FOR ALL GUARANTEES AND WARANTEES, SEE THE SPECIFICATIONS.
7. PROVIDE ALL REQUIRED CUTTING, FITTING, AND PATCHING FOR THE MECHANICAL AND ELECTRICAL TRADES.
8. PROVIDE ALL REQUIRED MISCELLANEOUS ROUGH AND FINISH CARPENTRY, HEADERS, LINTELS, BLOCKING, FURRING, TRIMMING, ETC.
9. PROVIDE ALL REQUIRED PLUMBING, VENTILATION, AND ELECTRICAL CONNECTIONS FOR ALL APPLIANCES AND EQUIPMENT.
10. ALL WORK SHALL CONFORM TO LOCAL, STATE, AND NATIONAL CODES.
11. SEE M-1 FOR RESCHECK DOCUMENTATION.
12. SEE A-300s FOR INSULATION NOTES.

DATE / REVISIONS
6-29-2021   BID REVIEW

TOWN OF REDDING - (OWNER) CONSTRUCTION DIRECTIVES:
CONTRACTOR SHALL BE RESPONSIBLE FOR THEIR OWN DUMPSTER AND REFUSE REMOVAL. COORDINATE LOCATION WITH OWNER PRIOR TO INSTALLATION.
ALL EXTERIOR AND INTERIOR FINISHES NOT SCHEDULED FOR RENOVATION SHALL BE PROTECTED AT ALL TIMES. CONTRACTOR SHALL PROMPTLY REPAIR ALL IMPACTED ADJACENT WORK AS A RESULT OF CONSTRUCTION DAMAGES.
CONTRACTOR TO PROVIDE WINDOW SPECIFICATIONS AND SHOP DRAWINGS FOR REVIEW AND APPROVAL PRIOR TO ORDERING OR INSTALLATION OF WINDOWS AND RELATED TRIM DETAILS.
THIS BUILDING SHALL REMAIN OCCUPIED AND IN REGULAR USE DURING THE EXTENT OF THE CONSTRUCTION AS NOTED HEREIN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL LIFE SAFETY, SECURITY, FIRE ALARM AND EGRESS PATHS FOR THE DURATION OF THE PROJECT. INTERRUPTION OF THESE PROTOCOLS SHALL BE REVIEWED WITH THE OWNER AND FIRE MARSHALL FOR ALTERNATE DESIGN STRATEGIES PRIOR TO THE START OF CONSTRUCTION.
EXISTING FOUNDATION PLAN @ BAY

EXISTING FOUNDATION PLAN @ BAY

LINE OF EXISTING WALL BELOW
NEW GUTTER
NEW ZINC COATED COPPER STANDING SEAM ROOF.

EXISTING FOUNDATION PLAN @ BAY

NEW GUTTER
NEW ZINC COATED COPPER STANDING SEAM ROOF.

EXISTING FOUNDATION PLAN @ BAY

NEW LEADER, PIPE TO DAYLIGHT AS REQUIRED
NEW AZEK ACCESS PANEL AT EXISTING OPENING WITH NEW LOCK SET.

EXISTING CRAWL SPACE

EXISTING FOUNDATION PLAN @ BAY

EXISTING FOUNDATION PLAN @ BAY

SCALE: 3/4" = 1'-0"
NOTE: DO NOT SCALE DRAWINGS

TYPICAL NEW WINDOW

EXISTING BAY

EXISTING DROPPED BEAM ABOVE

NEW LEADER; PIPE TO DAYLIGHT AS REQUIRED

NEW ROOF OVERHANG LINE

NEW REPLACEMENT WINDOW TO MATCH EXISTING

NEW GUTTER LINE ABOVE.

EXISTING HEADER Above.

NEW LEADER; PIPE TO DAYLIGHT AS REQUIRED

REPLACE HEADER AS REQUIRED. VIF

NOTE: ALL EXISTING DIMENSIONS OF WINDOW TO BE VERIFIED BY WINDOW MANUFACTURER REPRESENTATIVE PRIOR TO ORDERING. PROVIDE SHOP DRAWINGS TO ARCHITECT.
NEW DOUBLE GLAZED WOOD WINDOW WITH SIMULATED DIVIDED LITES, HISTORIC SILL, WHITE SPACER BAR, INTERIOR & EXTERIOR MULLIONS TO MATCH EXISTING PROFILE. SUBMIT SAMPLE AND OR SHOP DRAWING PRIOR TO ORDERING.

NEW ZINC COATED STANDING SEAM COPPER ROOF OVER GRACE HIGH HEAT ICE & WATER SHIELD MEMBRANE OVER ENTIRE ROOF; COUNTER FLASH AT WALL A MIN. OF 18" AS REQUIRED. USE NEW 3/4" UNDERLAYMENT AND OVER NEW 2X8 RAFTERS.

NEW CLAPBOARD CEDAR SIDING PRIMED & PAINTED TO MATCH EXISTING. REMOVE EXISTING PARGING.

NEW AZEK WATERTABLE AND DRIP CAP PRIMED & PAINTED TO MATCH EXISTING.

NEW PRIMED AND PAINTED 5/4 AZEK BOARD NEW ZINC COATED COPPER LEADER; PIPE TO DAYLIGHT AS REQUIRED.

NEW SOLID CROWN TO MATCH EXISTING EXTERIOR CROWN OVER 5/4 AZEK BOARD.

NEW OVERHANG (UNVENTED SOFFIT) NEW ZINC COATED COPPER GUTTER & LEADER.

FIELD VERIFY EXISTING EXTERIOR CROWN TO MATCH AS REQUIRED.

NEW AZEK PANEL WITH LOCKSET PRIMED & PAINTED TO MATCH EXISTING.

REFRESH/PATCH & REPAIR PARGING AS REQUIRED.

NEW ICE & DAM PATCH (& MATCH EXISTING SIDING AS REQUIRED.

NEW STEPPED FLASHING.
Bay Window Replacement
Redding Town Hall, Redding, CT 06896

MOSE ASSOCIATES ARCHITECTS PC
DRAWING TITLE
DWG. NO:
JOB NO:
DATE:

THIS DRAWING AND THE DETAILS ON IT, AS AN INSTRUMENT OF SERVICE, IS THE PROPERTY OF THE ARCHITECT, AND MAY BE USED ONLY FOR THIS SPECIFIC PROJECT AND SHALL NOT BE LOANED COPIED OR REPRODUCED WITHOUT THE WRITTEN CONSENT OF MOSE ASSOCIATES ARCHITECTS, P.C. THE PURCHASE OF THIS SET OF PLANS IN NO WAY TRANSFERS ANY COPYRIGHT OR OTHER OWNERSHIP INTEREST IN IT TO THE BUYER EXCEPT FOR LIMITED LICENSE TO USE THIS SPECIFIC PLAN FOR CONSTRUCTION FOR ONE AND ONLY ONE PROJECT.

DATE / REVISIONS
38C GR 0VE STREET
RIDGEFIELD, CONNECTICUT 06877
203 438 5355

NORTH & SOUTH ELEVATIONS

PHOTO SHOWING EXISTING BAY

NEW CEDAR SIDING TO MATCH EXISTING.
EXISTING STEPS
NEW AZEK SKIRT BOARD AND CAP TO MATCH EXISTING.
NEW SOLID CROWN TO MATCH EXISTING
EXTERIOR CROWN OVER 5/4 AZEK BOARD
FIELD VERIFY EXISTING EXTERIOR CROWN TO MATCH AS REQUIRED

NEW DOUBLE GLAZED WOOD WINDOW WITH SIMULATED DIVIDED LITES, HISTORIC SILL, WHITE SPACER BAR, INTERIOR & EXTERIOR MULLIONS TO MATCH EXISTING PROFILE. SUBMIT SAMPLE AND OR SHOP DRAWING PRIOR TO ORDERING.

NEW  CEDAR SIDING TO MATCH EXISTING.
EXISTING FOUNDATION WALL
NEW AZEK WATERTABLE BOARD AND DRIP CAP PRIMED AND PAINTED TO MATCH EXISTING.
NEW 5/4 AZEK BOARD
NEW ZINC COATED COPPER GUTTER
NEW AZEK PANEL AT EXISTING OPENING
NEW 5/4 AZEK BOARD
NEW ZINC COATED COPPER LEADER
NEW OVERHANG
NEW CEDAR SIDING TO MATCH EXISTING
NEW CEDAR SIDING TO MATCH EXISTING
EXISTING FOUNDATION WALL

NEW ZINC COATED COPPER LEADER
NEW CEDAR SIDING TO MATCH EXISTING
NEW ZINC COATED COPPER GUTTER

SCALE: 1/2" = 1'-0"
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RENDERING SHOWING PROPOSED WINDOW @ BAY
RENDERING SHOWING PROPOSED ROOF

PHOTO SHOWING EXISTING BAY
RENDERING SHOWING PROPOSED WINDOW @ BAY
RENDERING SHOWING PROPOSED ROOF
New Zinc Coated Copper Flashing at Meeting Room Between Existing Spray Foam Insulation New Soy Based Closed Cell Verify Casing. Contractor to Field Preserve Existing Carpet.

Section Showing New Window to Match Existing Scale: 3/4" = 1'-0"

New 2 x 6 Framing @ 16" O.C.

Ice/Dam New 2 x 8 Framing @ 16" O.C.

Bearing Soil.

Or compacted 6" Clean Trap Rock on Undisturbed Barrier and Min.

Existing Adjacent Over 6 Mil Vapor Walkway to Match "Poured Concrete Broom Finish"

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